

CITY OF ANGELS
PLANNING COMMISSION
SUMMARY MINUTES

**Regular Meeting of Thursday November 8, 2012
City Fire House 1404 Vallecito Road
Angels Camp, California**

CALL TO ORDER

The meeting was called to order by Chairman Gary Croletto at 6:14 P.M.

PLEDGE OF ALLEGIANCE

ROLL CALL

Commissioners Present: Chairman Croletto, Commissioner Reesman, Commissioner Broeder and Commissioner Rudolph

Commissioners Absent: Vice-Chair Griffin

Staff Present: Planning & Building Director David Hanham and Deputy City Clerk Jennifer Preston

APPROVAL OF MINUTES

1. Approval of the October 11, 2012 regular meeting minutes.

Page 2, Item 4, 2nd line, add "time for" after "extension of".

Page 3, Item 5, change second paragraph to state "The commission found that the application contained conflicting and/or inaccurate information regarding proposed and/or existing sign sizes. The commission directed staff to contact Applicant(s), obtain corrected information and re-submit to Planning Commission for review".

Page 3, Item 6, change second paragraph to state "The commission found that the application contained conflicting and/or inaccurate information regarding proposed and/or existing sign sizes. The commission directed staff to contact Applicant(s), obtain corrected information and re-submit to Planning Commission for review".

Page 3, Item 7, change second paragraph to state "The commission found that the application contained conflicting and/or inaccurate information regarding proposed and/or existing sign sizes. The commission directed staff to contact Applicant(s), obtain corrected information and re-submit to Planning Commission for review. Need to add to Conditions of Approval, mechanical attachment of letters to sign and a cable to stabilize the sign against wind".

Page 3, Item 8, 2nd paragraph, 2nd line down, add "acting as the Historical Committee" after "The commission".

Page 3, Item 8, 2nd paragraph, 3rd line down, add "historical" before "name and date".

Page 3, Item 8, 2nd paragraph, last line, add at the end "and bring back to the Planning Commission for final approval".

Page 4, Item 9, add after 1st paragraph, "Sub-note: Owner of Crusco's asked if the awning from her original plan was being reviewed along with this new sign".

Page 4, Item 9, 2nd paragraph, delete 1st sentence and add “The original Crusco’s façade plan included awning signage, however the sign application dated 9/24/12 contained no awning sign plans or specs, so it was confirmed for the record that any awning signs would require a separate application and review at a future date”.

Page 4, Item 12, should say “Planning Director Hanham stated that the DAC has been working on economic development for the 4/49/downtown area, a business incentive program, an existing business incentive for expanding businesses, downtown window dressing, working with AT&T for improvement on cell phone coverage, and Amy Augustine is working on grants for the 1st phase of the ACMPT”.

Page 5, Staff Reports, 3rd line down, change “Tree Ordinance” to “Oak & Heritage Tree Ordinance”.

MOTION BY COMMISSIONER REESMAN AND DULY SECONDED BY COMMISSIONER RUDOLPH AND CARRIED 4-0 TO APPROVE THE OCTOBER 11, 2012 REGULAR MEETING MINUTES AS AMENDED.

2. Approval of the October 25, 2012 special meeting minutes.

Page 1, add before Verification of Resolutions “Chairman Croletto provided a 1 page handout to the Planning Commission and Staff containing verbiage templates for all sign resolutions; one paragraph is for buildings with existing signage, the other for buildings without existing signage. The Planning Commission unanimously agreed that these templates should be used in any and all sign resolutions from this date forward to make it extremely clear to the applicants and any other interested parties exactly what the signage parameters are that apply to their building. (See attachment 1)”.

Page 3, Item 6, 2nd line down, delete “Length” after “Building”.

Page 3, Item 6, add before Motion “Bring back resolution to next meeting for verification”.

Page 3, Item 6, add at the end of Motion “as amended”.

Page 4, Item 7, change last sentence to state “The applicant is required to use mechanical attachments for attaching any metal lettering to the sign”.

MOTION BY COMMISSIONER BROEDER AND DULY SECONDED BY COMMISSIONER REESMAN AND CARRIED 4-0 TO APPROVE THE OCTOBER 25, 2012 SPECIAL MEETING MINUTES AS AMENDED.

VERIFICATION OF RESOLUTIONS

3. Verify Resolution 2012-09, signs included in the Façade Grant for The Chocolate Lady at 1257 S. Main Street, APN 062-004-066.

Planning Director Hanham presented changes made in the Resolution.

No changes were made to existing Resolution 2012-09.

4. Verify Resolution 2012-10, signs included in the Façade Grant for The Salon at 1255 S. Main Street, APN 062-004-066.

Planning Director Hanham presented changes made in the Resolution.

No changes were made to existing Resolution 2012-10.

5. Verify Resolution 2012-11, signs included in the Façade Grant for Goldrush Originals at 1227 S. Main Street, APN 062-004-071.

Planning Director Hanham presented changes made in the Resolution.

4th Whereas, 1st line, delete “Length” after “Building”.

Under the Now, Therefore, be it Resolved, add “and March 21, 2012 revisions” after “September 24, 2012”.

Under the Conditions of Approval change condition 5 to state “The applicant is required to use mechanical attachments for attaching any metal lettering to the sign”.

6. Verify Resolution 2012-12, sign included in the Façade Grant for Calaveras Customs at 1277 S. Main Street, APN 062-004-029.

Planning Director Hanham presented changes made in the Resolution.

Under the Conditions of Approval change condition 5 to state “The applicant is required to use mechanical attachments for attaching any metal lettering to the sign”.

MOTION BY COMMISSIONER REESMAN AND DULY SECONDED BY COMMISSIONER BROEDER AND CARRIED 4-0 TO APPROVE ALL RESOLUTIONS ABOVE AS AMENDED SUBJECT TO CHAIR CROLETTO VERIFYING CHANGES AT THE TIME OF SIGNING.

PUBLIC COMMENTS

OPENED AT 6:44 P.M.

Jack Lynch, 600 Selkirk Ranch Road, City Council Member.

Mr. Lynch stated that he appreciates the attention to details that staff and the commission does to all the work that goes into the procedures that the commission completes. Mr. Lynch stated that he sees that the Planning Commission truly has the City’s best interest in mind.

CLOSED AT 6:46 P.M.

COMMUNICATIONS AND PETITIONS

None

PUBLIC HEARINGS

None

PLANNING COMMISSION MATTERS

None

COMMITTEE REPORTS

7. General Plan Implementation Committee – Commissioner Reesman

Commissioner Reesman stated that nothing has really changed since the last meeting and Commissioner Reesman passed out a handout with information regarding the committee on it. (See attachment 2).

Staff will send out Business Attraction and Expansion (BAE) studies for commissioners to review.

8. DAC – Commissioner Broeder

Planning Director Hanham stated that he attended a DAC meeting as a member of the Opportunity Response Team with a business owner that is interested in bringing a business to Angels Camp. The business owner was going to talk to the high school regarding the Regional Occupational Program (ROP). The business owner would use students in the ROP for his business as a feeder program. This business owner is talking to property owners in north part of the City as well as looking at additional sites for future growth. DAC has met with USDA Rural Development about grants and loans. Next DAC meeting will have 4 new members added to the committee.

COMMISSIONER'S REPORTS

9. Action List – Chairman Croletto

Chair Croletto passed out Action List dated 11/8/12. (see attachment 3)

Chair Croletto stated that the Hotel is in escrow. Croletto asked when the Planning Department will be moving. Planning Director Hanham stated that the department will be moving next Tuesday and Wednesday. Croletto asked if anything was happening with The Clothes Mine. Director Hanham stated that staff has received a sign application that will be coming to the next meeting. Croletto asked if a pawn shop will be allowed in the historical downtown area. Director Hanham stated that a pawn shop is not a prohibited use in the downtown area and that staff has received a CUP and sign permit for the pawn shop that will also be coming to the next meeting. Commissioner Reesman asked if the City Council has been provided with the Planning Commission General Plan priorities list. Director Hanham stated yes. Commissioner Reesman asked when the Oak & Heritage Tree Ordinance, the Off-Street Parking Ordinance, and the Historical Ordinance will be going to the City Council. Planning Director Hanham stated the Oak & Heritage Tree Ordinance will go to the City Council on November 20, the Historical Ordinance was approved by the City Council in the second meeting of October, and the Off-Street Parking Ordinance had some changes to it regarding the in-lieu of funds.

STAFF REPORTS

Planning Director Hanham stated that the new City Engineer Dave Myers started on Monday. The City just finished interviewing for the engineering/accounting technician position. New projects are the Calaveras Coins CUP and sign and a sign for The Clothes Mine.

City Councilmen Jack Lynch stated that the County is still working on their General Plan so how will that affect the City. Planning Director Hanham stated that staff meets with the County once a month about their General Plan. The county has a new consultant for their General Plan. Developments in the County affect the City with schools and traffic, and all developments will be commented on by staff to make sure the County is aware of problems that might occur with the City.

MEETING WAS ADJOURNED AT 7:14 p.m.



Gary Croletto, Chairman

ATTEST:



Jennifer Preston, Deputy City Clerk

Attachment 1

November 8, 2012, Planning Commission Meeting

Amendment to Minutes of Special Meeting Oct 25, 2012 by Commissioner Reesman

The following took place at the meeting referenced above and should be reflected in the minutes prior to the ***Verifications of Resolutions***. The templates themselves should be included in the minutes.

Chairman Croletto provided a 1 page handout to Planning Commission and Staff containing verbiage templates for all sign resolutions; one paragraph is for buildings with existing signage, the other for buildings without existing signage. The Planning Commission unanimously agreed that these templates should be used in any and all sign resolutions from this date forward to make it extremely clear to the applicants and any other interested parties exactly what the signage parameters are that apply to their building.

Building with existing signage:

WHERE AS the building located at _____ Street has a length of ____ feet and a height of ____ feet for a total frontage area of ____ s.f. Based on Section 17.45.120 of the City of Angels Zoning Ordinance, this building has a total area of signage of 10% of the building frontage area or 50 s.f., whichever is less. This building has ____ s.f. of existing signage that will not be removed and with this proposal of ____ s.f. will have a total of ____ s.f., leaving ____ s.f. for future signage on this building.

Building without existing signage:

WHERE AS the building located at _____ Street has a length of ____ feet and a height of ____ feet for a total frontage area of ____ s.f. Based on Section 17.45.120 of the City of Angels Zoning Ordinance, this building has a total area of signage of 10% of the building frontage area or 50 s.f., whichever is less. With this sign proposal of ____ s.f., this building will have a total of ____ s.f., leaving ____ s.f. for future signage.

Attachment 2

November 8, 2012, Planning Commission Meeting

General Plan Implementation (GPI) Committee Report by Commissioner Reesman

The GPI Committee consisting of Commissioners Reesman and Rudolph initially met with Director Hanham on July 23, 2012 to begin work on the 8 GPI Measures adopted in priority order June 14, 2012 by the Planning Commission.

Item #1 is develop a Business Attraction and Expansion (BAE) Zone District. Director Hanham outlined various directions this could take and was to prepare a template document, as well as samples from similar jurisdictions to assist in formulating ours. Those documents were to be emailed within the next couple weeks and the next meeting was scheduled for 8/20/2012.

8/20/12 meeting was cancelled by me for a personal emergency.

9/17/12 meeting was scheduled, I met briefly with Director Hanham and the BAE docs were to be emailed to committee within the next week.

10/11/12 Planning Commission Meeting: Director Hanham stated that a "skeleton" of a BAE Zone would be emailed to committee by end of following week (10/19/2012). To date, the committee has not received documents to review. The GPI Committee can not progress until staff provides promised documents.

EXHIBIT A

**Planning Commission Priority
Implementation Measures
Dated June 14, 2012**

1. Develop a Business Attraction and Expansion Zone District
2. Update the Permitted Uses in Commercial Districts
3. Establish Standards and require Specific Plans (over 20 acres)
4. Update the Temporary Uses section of the Municipal Code
5. Develop a Right to Farm Act Ordinance
6. Update the Open Space Zoning District
7. Develop the Base District for the Special Planning Zone District
8. Draft Hillside Management Ordinance (Maybe done in 2003)
but can't find
so will start from
scratch

This is taken from July 2012
Commission Packet

Attachment 3

**City of Angels Planning Commission Action List
11/8/2012**

[illegible]